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City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

RECEIVED FOR RECORD
AT 2:00 O'CLOCK

AUG 4 1994

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: **PW-011-934**
4371-4445 Alamo Street

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): **ALAMO PROPERTIES, INC., a California corporation**

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on **May 5, 1994**, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which parcels as described in said Exhibit "A" thereby created comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY

308520

OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: August 2, 1994

By

J. Craig Aaron
J. CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On August 2, 1994, before me Margaret I. Archambault
(date) (name)

a Notary Public in and for said State, personally appeared

J. Craig Aaron

Name(s) of Signer(s)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Margaret I. Archambault
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
() Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
(X) Individual(s)
() Trustee(s)
() Other

- () Partner(s)
() General
() Limited

The party(ies) executing this document is/are representing:

pw011934.coc

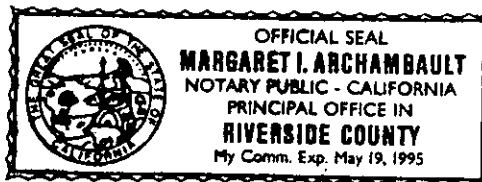


EXHIBIT "A"

CIVIL ENGINEERS
• SURVEYORS

ADAMS & ELLS

A CALIFORNIA CORPORATION

WILLIAM C. ELLS RCE 10880

ROBERT J. TOMMER JR. LS 4484

SCOTT M. ADAMS 1875-1948

JOSEPH C. ELLS 1896-1987

302B East San Bernardino Road • Covina, California 91723 • Phone (818) 332-4861

New Parcel 1

That portion of Lot 45 of the Alamo Tract in the City of Riverside, County of Riverside, State of California, as shown by map filed in Book 9 Page 5 of Maps in the office of the County Recorder of said County, described as follows:

Beginning at the northeast corner of said Lot 45; thence along the easterly line of said Lot 45 South $17^{\circ} 55' 42''$ West 549.13 feet to a point distant thereon North $17^{\circ} 55' 42''$ East 283.91 feet from the intersection of said easterly line with the northwesterly prolongation of the northeasterly line of Alamo Street, 50 feet wide, as shown on said map; thence parallel with said northwesterly prolongation North $60^{\circ} 58' 50''$ West 337.21 feet; thence South $29^{\circ} 01' 10''$ West 278.60 feet to said northwesterly prolongation; thence along said prolongation North $60^{\circ} 58' 50''$ West 361.39 feet to the northwesterly line of said Lot 45; thence along said northwesterly line and the northerly line of said Lot 45 North $32^{\circ} 44' 35''$ East 457.60, South $82^{\circ} 27' 29''$ East 479.17 feet and North $61^{\circ} 13' 45''$ East 220.01 feet the point of beginning.

4/14/94
LL1NOGT

DESCRIPTION APPROVAL

SURVEYOR, CITY OF RIVERSIDE

by *WCE*

EXHIBIT "A"

CIVIL ENGINEERS
• SURVEYORS

ADAMS & ELLS
A CALIFORNIA CORPORATION

WILLIAM C. ELLS RCE 10880
ROBERT J. TOMMER JR. LS 4484



308721

SCOTT M. ADAMS 1875-1948
JOSEPH C. ELLS 1896-1987

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New Parcel 2

That portion of Lot 45 of the Alamo Tract in the City of Riverside, County of Riverside, State of California, as shown by map filed in Book 9 Page 5 of Maps in the office of the County Recorder of said County, described as follows:

Beginning at a point in the northwesterly prolongation of the northeasterly line of Alamo Street, 50 feet wide, as shown on said map, distant northwesterly thereon 200.00 feet from the easterly line of said Lot 45, thence parallel with said easterly line North 17° 55' 42" East 182.00 feet; thence parallel with said northwesterly prolongation South 60° 58' 50" East 200.00 feet to said easterly line; thence along said easterly line North 17° 55' 42" East 101.91 feet; thence parallel with said northwesterly prolongation North 60° 58' 50" West 337.21 feet; thence South 29° 01' 10" West 278.60 feet to said northwesterly prolongation; thence along said prolongation South 60° 58' 50" East 191.91 feet to the point of beginning.

EXCEPT THEREFROM that portion conveyed to the City of Riverside by deed recorded September 18, 1987 as Instrument No. 272115 of Official Records in the office of said Recorder.

ALSO EXCEPT THEREFROM that portion lying westerly and southwesterly of the following described line:

Beginning at a point in the northwesterly line of the above described parcel, distant thereon North 29° 01' 10" East 32.00 feet from the southwesterly terminus of said northwesterly line; thence South 19° 20' 49" East 36.12 feet to a line which is parallel with and distant northeasterly 8.00, measured at right angles, from the northwesterly prolongation of the northeasterly line of said Alamo Street; thence along said prolongation South 60° 58' 50" East 163.33 feet to the easterly line of the above described parcel.

7/20/94
LL2R

DESCRIPTION APPROVAL 7/25/94
 by WF
SURVEYOR, CITY OF RIVERSIDE